

**Tsarkov, Alex**

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**From:** francesnotaro@comcast.net

**Sent:** Wednesday, March 23, 2011 2:05 PM

**To:** Tsarkov, Alex

**Cc:** ctcondoners@yahoo.com

**Subject:** Written testimony in support of HB6620 condominium bills for public hearing 3/25/11

For Judiciary Committee Public Hearing 3/2

In favor of HB6620, HB1205, HB1208 Condominium Bills

I am an owner of 2 units at Water's Edge, Westbrook, CT and pay \$1400 in yearly maintenance fees. Issues regarding the use of common property in direct opposition to those stated upon purchase arose last year and owner's were not heard in their concerns. A small number of directors (some of whom are employed by or have a direct interest in the resort) voted to change policy. Local owners support Water's Edge 12 months of the year vs. those vacationing for a few days/week. The Attorney General's office was unable to act on behalf of many who solicited his intervention.

An Office of Condominium Ombudsman is needed to address unresolved community association grievance disputes. I support a volunteer panel to help mediate disputes. Standards for property management licensure are also needed.

Please vote to insure the rights of owners. Thank you for your time and (hopefully) vote.

Frances K. Notaro  
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3/23/2011